

RESOLUTION No 2006-93-439-Z-55

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MIAMI GARDENS, FLORIDA, APPROVING THE APPLICATION OF BERTHA WHITE FOR NON-USE VARIANCES OF LOT COVERAGE AND SETBACK REQUIREMENTS FOR AN EXISTING GARAGE AND STORAGE ROOM ADDITION TO A SINGLE-FAMILY RESIDENCE; APPROVING A NON-USE VARIANCE OF SETBACK REQUIREMENTS TO PERMIT A PROPOSED TWO-BEDROOM ADDITION TO A SINGLE-FAMILY RESIDENCE; APPROVING NON-USE VARIANCES OF SETBACK AND SPACING REQUIREMENTS FOR AN EXISTING UTILITY SHED; PROVIDING FOR CONDITIONS; PROVIDING FOR THE ADOPTION OF REPRESENTATIONS; PROVIDING AN EFFECTIVE DATE

WHEREAS, Bertha White ("Applicant") owns certain property located at 2450 N.W. 179th Terrace, more particularly described on Exhibit "A" attached hereto ("Property"), and

WHEREAS, the Applicant seeks the following approvals:

1. Non-Use Variance of Lot Coverage Requirements to permit an existing garage and storage room addition to an existing single-family residence, resulting in a total lot coverage of 36.72% (maximum 35% permitted);
2. Non-Use Variance of Setback Requirements to permit an existing garage and storage room addition to an existing single-family residence to setback of 22'5" from the rear property line (minimum 25'-0" required);
3. Non-Use Variance of Setback Requirements to permit an existing garage and storage room addition to have a zero (0) foot setback from the west property line (minimum 7'-5" required).

WHEREAS, the City Council held a public hearing on the application on September 6, 2006, and

WHEREAS, the City's Planning and Zoning staff has made a determination that the application is consistent with the Comprehensive Development Master Plan, and

WHEREAS, the City's Planning and Zoning staff recommends approval of the application, and

WHEREAS, the City Council considered the testimony of the Applicant, if any, and

WHEREAS, the City Council also considered the testimony of the City's Planning and Zoning staff, and the Staff Report attached hereto as Exhibit "B," incorporated herein by reference,

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MIAMI GARDENS, FLORIDA, AS FOLLOWS:

Section 1. ADOPTION OF REPRESENTATIONS: The foregoing Whereas paragraphs are hereby ratified and confirmed as being true, and the same are hereby made a specific part of this Resolution.

Section 2. APPROVAL: The City Council of the City of Miami Gardens, hereby approves the application submitted by the Applicant as follows:

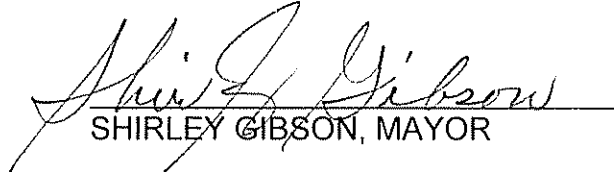
1. Non-Use Variance of Lot Coverage Requirements to permit an existing garage and storage room addition to an existing single-family residence, resulting in a total lot coverage of 36.72% (maximum 35% permitted);
2. Non-Use Variance of Setback Requirements to permit an existing garage and storage room addition to an existing single-family residence to setback of 22'5" from the rear property line (minimum 25'-0" required);
3. Non-Use Variance of Setback Requirements to permit an existing garage and storage room addition to have a zero (0) foot setback from the west property line (minimum 7'-5" required).

Section 3. CONDITIONS: The Applicant's request is approved subject to the condition that the Applicant secures all necessary building, plumbing and electrical permits and completes all necessary modifications to the principal structure per said

permits within nine (9) months of approval, unless an administrative extension is applied for and granted by the Development Services Director.

Section 4. Section 5. EFFECTIVE DATE: This Resolution shall take effect immediately upon its final passage.

PASSED AND ADOPTED BY THE CITY COUNCIL OF THE CITY OF MIAMI GARDENS AT ITS ZONING MEETING HELD ON SEPTEMBER 6, 2006.


SHIRLEY GIBSON, MAYOR

ATTEST:


RONETTA TAYLOR, CMC, CITY CLERK

Prepared by SONJA KNIGHTON DICKENS, ESQ.
City Attorney

SPONSORED BY: DANNY O. CREW, CITY MANAGER

MOVED BY: Councilman Campbell
SECONDED BY: Councilman Bratton

VOTE: 4-0

Mayor Shirley Gibson
Vice Mayor Oscar Braynon, II
Councilman Melvin L. Bratton
Councilman Aaron Campbell
Councilman Ulysses Harvard
Councilwoman Sharon Pritchett
Councilwoman Barbara Watson

<input checked="" type="checkbox"/> (Yes)	<input type="checkbox"/> (No)
<input type="checkbox"/> (Yes)	<input type="checkbox"/> (No) Out of town
<input checked="" type="checkbox"/> (Yes)	<input type="checkbox"/> (No)
<input checked="" type="checkbox"/> (Yes)	<input type="checkbox"/> (No)
<input checked="" type="checkbox"/> (Yes)	<input type="checkbox"/> (No)
<input type="checkbox"/> (Yes)	<input type="checkbox"/> (No) Not present
<input type="checkbox"/> (Yes)	<input type="checkbox"/> (No) Out of town

SKD/bfc